

## CLAYTON COUNTY BOARD OF COMMISSIONERS

Regular Business Meeting  
7:00 P.M.

December 16, 2014

### POST SUMMARY MINUTES

PRESENT: Chairman Jeffrey E. Turner, Vice-Chairman Shana M. Rooks, Commissioner Sonna Gregory, Commissioner Michael Edmondson, Commissioner Gail Hambrick, and Clerk Sandra T. Davis.

1. Chairman Turner called the meeting to order.
2. Invocation was given by Pastor Michael Wayne Baldwin of Christians for Change Baptist Church, of Riverdale, Georgia. Pledge of Allegiance to the flag was led by Chairman Turner.
3. Amended the agenda by removing Item No. 24 (ZONING PETITION: **FEAGIN WOODS SUBDIVISION PUD/PUD-14/07-2**, The Applicant, Stephen D. Moore on behalf of Scarbrough & Rolader, is requesting a rezoning from Article 3.5 Residential District [RS-180] and Article 3.7 Residential District [RS-110] to Article 7.2 Planned Unit Development District [PUD] for a subdivision upon property located at 0 Feagin Road [06-062-063-002], 0 Feagin Road [06-062-063-010], and 9795 Dixon Industrial Boulevard [06-062C-A004]. The subject properties are approximately a combined 36.26 acres of land. **Commission District # 4 – Commissioner Michael Edmondson, ZAG recommended DENIAL**) and a Motion by Vice-Chairman Rooks, second by Commissioner Hambrick to change the order of the agenda to reflect the presentation of the proclamation prior to hearing public comments. Vote unanimous.

Ms. Barnes stated that the next meeting date concerning Feagin Woods Subdivision would be at the Regular Business meeting held on January 20, 2015.

4. Approved the December 2, 2014 Regular Business Meeting minutes. Vote unanimous.
5. PROCLAMATION: "Clayton County honors the 110<sup>th</sup> Birthday of Supercentenarian Maggie Brown Kidd". (Presented by Commissioner Gail Hambrick. State Senator Valencia Seay read congratulatory letters, with one being from Governor Nathan Deal.)
6. PUBLIC COMMENT: Citizens will be given a three (3)-minute maximum time limit to speak before the Board of Commissioners about various topics, issues, and concerns. Following thirty minutes of hearing from the public, the Board of Commissioners will allow the remainder of citizens who have signed up to be heard at the next Tuesday business meeting.

1. James Eason, a Clayton County resident, stated that he was there to ask for help in fixing Ponderosa Park Drive in Forest Park. He stated that a couple of

POST SUMMARY MINUTES

months ago, the county were supposed to do the resurfacing, and unfortunately the road is in bad shape and has been to start with. He stated that the road is beginning to have pot-holes faster than the county can fix it. Mr. Eason stated that someone has been out there twice to lay patches on it, and is afraid that a simple overlay will not do. He is asking that the county work with the City of Forest Park to expedite the repair. He stated that Mr. Jeff Metarko needed a new paving machine to complete this. Mr. Eason also asked if the county could increase all of its assets for the coming year for the paving program. He stated that the county should take on as much as they can do with the decreased prices in diesel and asphalt.

Chairman Turner stated that he would make sure that Jeff Metarko, Transportation and Development Director, was advised of these concerns.

2. Betty Wood, a Clayton County resident, also spoke about the repairs needed to be made to Ponderosa Park Drive. She pleaded for the Board to please consider the repairs that need to be made to Ponderosa Park Drive.
7. Consider requests of Barbara Whitton, Purchasing Administrator of Central Services. (NOTE: The entire Purchasing Ordinance for Clayton County, Georgia can be viewed on the MuniCode website. Citizens can access this website via the following website address: <http://library.municode.com/index.aspx?clientId=10562>.)
  - 1) Approved **RFP PKG #09-28 In Home Services for the Aging, Annual Contract, Request for 120 Day Contract Extension, Second Amendment (Senior Services)**. ResCare HomeCare, located in Valdosta, Georgia). Per Section 2-136 (6) Clayton County Purchasing ordinance, Clayton County has developed annual contracts for frequently used items and services. These contracts are a result of a sealed bid. The contract allows the county to order goods and services directly from the awarded suppliers through the use of an annual contract document. Vote unanimous.
  - 2) Approved **RFB PKG #12-45 Clayton County Transportation & Development Asphalt Supply Services, Annual Contract (Transportation and Development), Final Annual Renewal and Request for Price Increase, Second Amendment)**. (C.W. Matthews Contracting Company, Inc., located in Marietta, Georgia). Per Section 2-136 (6) Clayton County Purchasing ordinance, Clayton County has developed annual contracts for frequently used items and services. These contracts are a result of a

POST SUMMARY MINUTES

sealed bid. The contract allows the county to order goods and services directly from the awarded suppliers through the use of an annual contract document. Vote unanimous.

3) Approved **RFB PKG #13-02 Widening and Overlay of Mt. Zion Boulevard/CR28 from Somerton Drive to Rex Road, Clayton County, Georgia, Clayton County Commission District #1, Change Order Request, Second Contract Amendment (Transportation and Development)**. (\$18,470.20 / Baldwin Paving Company, located in Marietta, Georgia. Funding is available through the 2009 SPLOST Funds). Per Section 2-136 (1) Clayton County Purchasing ordinance, Clayton County utilizes the competitive sealed proposal method when the competitive sealed bid method is neither practical nor advantageous and when cost is not the primary consideration. The competitive sealed proposal method will be used when the costs of goods and services exceed \$25,000.00. All goods and services in the excess of \$25,000.00 are required to be purchased through the sealed proposal process, or negotiated by the Director of Central Services with full Board of Commissioners' approval. The Clayton County Board of Commissioners makes the final award for all non-budgeted proposals of \$35,000.00 and greater. Vote unanimous.

Commissioner Gregory asked Mr. Metarko if this was the second time that this has been extended. He replied yes. She then confirmed that May 2015 is the slated time to complete the project. Mr. Metarko replied that the county knew for a while that this would occur due to the lack of progress on Georgia Power's behalf and the other utility companies also. Mr. Metarko also stated that the contractor that is doing the work is working under circumstances that most wouldn't in order to keep the project going. He stated that all of the projects were being delayed because of the utility companies.

4) Approved **RFB PKG #13-09 Public Safety Uniforms, Annual Contract, Second Contract Amendment, Request to Add Additional Services**. (T&T Uniforms located in Jonesboro, Georgia. No additional costs to the county). Per Section 2-136 (6) Clayton County Purchasing ordinance, Clayton County has developed annual contracts for frequently used items and services. These contracts are a result of a sealed bid. The contract allows the county to order goods and services directly from the awarded suppliers through the use of an annual contract document. Vote unanimous.

Commissioner Gregory asked if the county were adding additional services, or continuing the contract. Ms. Whitton replied that the county was adding the Police Department and any other county department. Commissioner Gregory also questioned if this was a re-bid. Ms. Whitton replied that it was a re-bid, but it was later decided to make it all in one since a better price could be obtained that way.

POST SUMMARY MINUTES

5) Approved **RFB PKG #14-49 Lake Ridge Parkway Sidewalk Installation (Re-Bid), First Contract Amendment (Transportation and Development)**. (\$1,125.00 / DAF Concrete, Inc., located in Marietta, Georgia. Funding is available through the 2009 SPLOST Funds). Per Section 2-136 (1) Clayton County Purchasing ordinance, Clayton County utilizes the competitive sealed proposal method when the competitive sealed bid method is neither practical nor advantageous and when cost is not the primary consideration. The competitive sealed proposal method will be used when the costs of goods and services exceed \$25,000.00. All goods and services in the excess of \$25,000.00 are required to be purchased through the sealed proposal process, or negotiated by the Director of Central Services with full Board of Commissioners' approval. The Clayton County Board of Commissioners makes the final award for all non-budgeted proposals of \$35,000.00 and greater. Vote unanimous.

6) Approved **RFB PKG #14-50 Clayton County 2014 Miscellaneous Sidewalk Improvements Commission Districts 1 and 2, Clayton County, Georgia (Re-Bid) (Transportation and Development)**. (\$157,937.50 / C&C Lovejoy, LLC, located in Lovejoy, Georgia. Funding is available through the 2009 SPLOST Funds). Per Section 2-136 (1) Clayton County Purchasing ordinance, Clayton County utilizes the competitive sealed proposal method when the competitive sealed bid method is neither practical nor advantageous and when cost is not the primary consideration. The competitive sealed proposal method will be used when the costs of goods and services exceed \$25,000.00. All goods and services in the excess of \$25,000.00 are required to be purchased through the sealed proposal process, or negotiated by the Director of Central Services with full Board of Commissioners' approval. The Clayton County Board of Commissioners makes the final award for all non-budgeted proposals of \$35,000.00 and greater. Vote unanimous.

7) Approved **RFB PKG #14-53 Clayton County Traffic Engineering Sign Truck (Transportation and Development)**. (\$118,306.00 / Peach State Freightliner, LLC, located in Forest Park, Georgia. Funding is available through the 2009 SPLOST Funds). Per Section 2-136 (1) Clayton County Purchasing ordinance, Clayton County utilizes the competitive sealed proposal method when the competitive sealed bid method is neither practical nor advantageous and when cost is not the primary consideration. The competitive sealed proposal method will be used when the costs of goods and services exceed \$25,000.00. All goods and services in the excess of \$25,000.00 are required to be purchased through the sealed proposal process, or negotiated by the Director of Central Services with full Board of Commissioners' approval. The Clayton County Board of Commissioners makes the final award for all non-budgeted proposals of \$35,000.00 and greater. Vote unanimous.

8) Approved **Annual Contract Renewals – Various Vendors**. Per Section 2-136 (6) Clayton County Purchasing Ordinance, Clayton County has developed annual contracts for frequently used items and services. These contracts are a result of a sealed bid. The contract allows the county to order goods and services directly from the awarded suppliers through the use of an annual contract document. Vote unanimous.

POST SUMMARY MINUTES

- a) Approved **RFP PKG #11-16 Project Engineering Services for Clayton County Department of Transportation and Development, Annual Contract with Moreland Altobelli Associates, Inc., located in Norcross, Georgia.** The renewal period will be from January 1, 2015 through December 31, 2015. The remaining renewal on this contract is for one (1) additional one (1) year period. The Board of Commissioners approved this proposal on November 8, 2011. Vote unanimous.
- b) Approved **RFQ iPhone and iPad Repair Services, Annual Contract with Fix N Cell, LLC D/B/A Fix N Cell Wireless Repair, located in Hampton, Georgia. (Information Technology).** The renewal period will be from January 1, 2015 through December 31, 2015. The remaining renewal on this contract is for one (1) additional one (1) year period. The Board of Commissioners approved this quote on January 7, 2014. Vote unanimous.
- c) Approved **RFP PKG #13-59 Transit Planning & Engineering Services, Annual Contract with Tindale-Oliver & Associates, Inc. located in Tampa, Florida. (Transportation and Development).** The renewal period will be from February 1, 2015 through January 31, 2016. The remaining renewals on this contract are for two (2) additional one (1) year periods. The Board of Commissioners approved this proposal on January 21, 2014. Vote unanimous.

Commissioner Gregory asked what will Tindale-Oliver & Associates, Inc. would continue to do during this extended period. Mr. Metarko replied that currently the county does not have a fast-forward with them, and honestly he does not anticipate anything, but the county does have a contractual relationship that can be extended at no cost unless there is a fast-forward to be continued and there is no cost unless the county requests that they do something.

8. Dennis Johnson, Budget/Financial Analyst/Grants Manager, presented these requests which resulted in the following Board actions:

- 1) Approved Budget Amendment #4-76/2009 Reimposition SPLOST/FYE 6-30-15 – To amend the budget for the funding for final phase of the soccer field renovations at Lovejoy Park, in the amount of \$487,550. Vote unanimous.
- 2) Approved Budget Amendment #4-77/2009 Reimposition SPLOST/FYE 6-30-15 – To amend the budget for funding for the site development plan for the Parks and Recreation Administration Building, in the amount of \$25,000. Vote unanimous.

POST SUMMARY MINUTES

9. Approved the request of Chief Operating Officer Alex Cohilas to hire Ms. Debra Brewer as the Director of Central Services. Motion passed 3-2. Commissioner Hambrick and Commissioner Gregory opposed.

10. Renee Bright, Director of Human Resources, presented a request which resulted in the following Board action:

- 1) Approved the Request for the renewal and plan changes for the Kaiser, Kaiser Sr. Advantage, and Self-funded (Aetna) medical plans and the Self-funded (Delta Dental) dental plans effective June 1, 2015 - May 31, 2016. As required by Healthcare Reform, our plans must be amended to cover smoking cessation over-the-counter products. There are no recommended increases in premiums for any of the listed plans.

Vice-Chairman Rooks questioned as to what a smoking cessation product was. She was advised that it is a product that assists people to quit smoking.

11. Approved Resolution 2014-316 - A Resolution to rescind any landfill rates set by the Clayton County Board of Commissioners. Vote unanimous.

*Synopsis: This Resolution will rescind any land rates previously approved by the Board of Commissioners and will recognize the authority of the Solid Waste Management Authority to set the rates for the County landfill.*

12. Approved Resolution 2014-325 - A Resolution to allow Georgia State Senator Gail Davenport to host an annual senior citizens dinner and dance at the J. Charley Griswell Senior Center. Vote unanimous.

*Synopsis: State Senator Davenport is hosting a dinner and dance event as a way to spread holiday cheer & fellowship opportunities for older adults in Clayton County to take place December 19, 2014 from 3:00pm - 8:00pm.*

13. Approved Resolution 2014-326 - A Resolution authorizing Clayton County to amend an Aging Subgrant Contract with the Atlanta Regional Commission providing for services to be rendered in connection with older adult programs. Vote unanimous.

*Synopsis: Amendment will reflect an additional \$78,384 including local match to the Aging Program budget to increase services to seniors.*

14. Approved Resolution 2014-327 - A Resolution authorizing Clayton County to enter into a Memorandum of Understanding with the Clayton County Board of Health providing for the terms and conditions under which immunizations and health screenings for seniors will be

POST SUMMARY MINUTES

administered during the Clayton County Senior Services Department's Health and Wellness Events. Vote unanimous.

***Synopsis:** The MOU will allow Board of Health to provide health screenings and immunizations to seniors County Health and Wellness events.*

15. Approved Resolution 2014-328 - A Resolution authorizing Clayton County to adopt the final draft of the Livable Centers initiative study for Mountain View as required by the Atlanta Regional Commission. Vote unanimous.

***Synopsis:** As a requirement set forth by the Atlanta Regional Commission, the County must adopt the final draft of the LCI study for Mountain View which was already approved and paid for out of the Mountain View TAD funds.*

16. Approved Resolution 2014-329 - A Resolution authorizing Clayton County to enter into an Agreement on behalf of Clayton County Fire and Emergency Services with Omni One Environmental LLC, providing for the terms and conditions under which the company will demolish and remove a three story burn facility from Fire Department Training Grounds. Vote unanimous.

***Synopsis:** The Agreement will authorize Omni One Environmental LLC to demolish a burn facility which must be removed for construction to begin on the new Multi-Purpose Training Facility.*

17. Approved Resolution 2014-330 - A Resolution authorizing Clayton County to enter into a Professional Services Agreement with Wiley Wilson Architects, providing for the terms and conditions under which a primary site assessment and Evaluation activities related to the relocation of Clayton County Fire Department Station Nine will be rendered. Vote unanimous.

***Synopsis:** This Agreement authorizes Wiley Wilson Architects to conduct a site assessment to ensure the feasibility of relocating CCFES Station 9 from Old Dixie Hwy to the proposed CW Grant Parkway location.*

Vice-Chairman Rooks questioned if a feasibility study was being performed. She addressed Chief Landry Merkison in regards to swapping of land and questioned if a feasibility study was done prior to the Board receiving the presentation for the swapping of the land, or if this resolution was to approve the initial study. Chief Merkison replied that this is to finalize the land swap between the county and High Woods, and are confirming that a fire station and its functionality will fit on the piece of property before the county moves forward. He also stated that his department did not want to

POST SUMMARY MINUTES

obtain the piece of land and then swap it, and come back with a feasibility study only to be advised that a fire station would not fit there.

18. Approved Resolution 2014-331 - A Resolution to allow State Representative Sandra G. Scott to host a Town Hall Meeting at the Carl Rhodenizer Recreation Center. Vote unanimous.

*Synopsis: State Representative Scott is requesting to host a Town Hall Meeting to hear from citizens of House District 76.*

19. Approved Resolution 2014-332 - A Resolution authorizing Clayton County to enter into a Host Agency Agreement with Experience Works Inc., providing for the terms and conditions under which the Senior Community Service Employment Program will be administered through the Clayton County Senior Services Department. Vote unanimous.

*Synopsis: The Agreement authorizes the Senior Services Department to administer a Senior Community Service Employment Program administered by Employment Works, Inc. that is designed specifically for low income adults 55 and older to provide the opportunity to receive minimum wage while improving their job skills at local community agencies.*

Commissioner Hambrick asked Ms. Barnes how many employees are servicing this program and if the program was already in existence. Ms. Barnes confirmed the programs existence. Commissioner Hambrick also questioned if there were a way to keep statistics on the number of employed and their length of employment. It was confirmed by a member of the program that there are only two (2) employees working the program. Commissioner Hambrick asked if it were outlined in the plan to have more employees. She was advised that starting in January; two (2) additional employees will be staffed at J.Charlie Griswell and at the aging office.

Commissioner Gregory questioned if there were a program still in existence where the seniors are compensated for volunteering. She was informed that it was still in existence, however, it is currently at capacity.

20. Approved Ordinance 2014-333 - An Ordinance to amend the official Zoning map for Clayton County, Georgia. Vote unanimous.

*Synopsis: The Current zoning for certain properties are not consistent with zoning classification approved by the Board of Commissioners and therefore the Board of Commissioners would need to re-adopt zoning amendments to satisfy the Boards original intent.*

21. Approved Resolution 2014-334 - A Resolution providing for the repeal of Resolution 2014-321 and correction of a scrivener's error in Resolution 2014-304. Vote unanimous.



POST SUMMARY MINUTES

*Synopsis: A Resolution to correct previous scrivener's errors.*

22. Approved the appointment of John Cowherd to the Hospital Authority Board to fill the unexpired term of Dr. Raju Vanapalli (resigned). The term is for three (3) years, expiring on October 31, 2017. (Full-Board Appointment) (*Removed from 11-4-14 Agenda*) Vote unanimous.
23. Approved the appointment of Ted Lawson to the Tax Assessors Board to fill the expiring term of Ms. Dorothy Morris. The term is a three (3) year term, expiring December 31, 2017. (Full-Board Appointment) (*Removed from 12-2-14 Agenda*) Motion passed 3-2. Commissioner Hambrick and Commissioner Gregory opposed.

Commissioner Hambrick states that she has received several calls from citizens regarding the library and the IT department with the computers being inoperable. Brett Lavender, IT Director, stated that their department did receive some inquiries concerning this and he stated that it appears to have been software issues and the time allotted to use the different computers within the library. He stated that the average usage time is one (1) hour and the express computers have an even shorter usage time. Commissioner Hambrick questioned if there was something different going on, as she had not received calls like this previously, and requested that the IT department investigate this. She was reassured that the IT department would investigate this issue.

Commissioner Hambrick also questioned the unusual closing of the library, being that there was no holiday or approval for it to close early. Chairman Turner advised that he would look into this issue, and advise her on this.

24. Approved ZONING PETITION: **VERIZON WIRELESS/ CUP-14/09-10**

The Applicants, David C. Kirk and Jennifer A. Blackburn on behalf of Verizon Wireless, are requesting a conditional use permit (CUP) from Article 3.31 Heavy Industrial District (HI) to allow for a wireless communication facility (cell tower). The subject property is located at 5394 Highway 42, Ellenwood, GA 30294 and otherwise known as parcel number 12-171A-A001. The subject property contains approximately 11.27 acres of land and it is currently zoned Heavy Industrial (HI). Vote unanimous.

**Commission District # 1 – Commissioner Sonna Gregory**

**ZAG recommended APPROVAL**

Vice-Chairman Rooks questioned if the applicant worked out the lease agreement with the property owner as to how much they would pay to lease that portion of land. She was advised by Mr. Kirk that this would be a lease with the property owner for a 100x100 piece of property which includes an easement for access. This would also include a one-time trip a month for technician to go in for each

POST SUMMARY MINUTES

carrier to ensure that things are running smoothly. Vice-Chairman Rooks also questioned if these terms have already been agreed to by the property owner. She was advised by Mr. Kirk that he personally did not handle that, but that his law firm took care of those arrangements

25. Approved ZONING PETITION: **LOVE LAKESIDE LLC/ RECZ-14/08-11**

The Applicant, Robert T. Love on behalf of Love Lakeside LLC, is requesting a rezoning from Article 3.31 Heavy Industrial District (HI) to Article 3.13 Mobile Home District (RMH) to restore the RMH zoning designation as it existed prior to the adoption of the May 2008 Clayton County Zoning Ordinance upon property located at 0 Dunn Road (12-245D-A008). The subject property is approximately 0.75 acres of land. Vote unanimous.

**Commission District # 1 – Commissioner Sonna Gregory**

**ZAG recommended APPROVAL**

Vice-Chairman Rooks questioned Patrick Ejike, Community Development Director, as to how often the Board or county would have to have a resolution to implement a rezoning map. He advised that the initial zoning map was passed years ago, and as the county progresses, it will be up to the Board if it chooses to request an update. Commissioner Edmondson stated that the map automatically updates itself when an individual's property is rezoned by the Board and is comprehensive when the Board updates the map without it being solicited across the county. Vice-Chairman Rooks voiced that this was correct; however, the maps attached were prior to the resolution referencing back to 1994 and 2003.

There being no further business to discuss, motion by Commissioner Edmondson, second by Chairman Turner, to adjourn the Regular Business Meeting of December 16, 2014 at 8:06 p.m. Vote unanimous.